

2009040689
BRIDGFORTH & BUNTIN, PLLC
P. O. BOX 241
SOUTHAVEN, MISSISSIPPI 38671
(662) 393-4450

SPECIAL WARRANTY DEED

CF 5/21/09 3:27:13
CF DK W BK 608 PG 528
DE SOTO COUNTY, MS
W.E. DAVIS, CH CLERK
mlr

KNOW ALL MEN BY THESE PRESENTS:

That The Bank of New York Mellon, as Successor Trustee under NovaStar Mortgage Funding Trust 2004-2, by and through Saxon Mortgage Services, Inc., its Attorney-in-Fact, acting herein by and through its duly authorized Officers hereinafter called GRANTOR, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid by Sheldon Culp, hereinafter called GRANTEE, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell, convey and specially warrant unto the said Grantee, his heirs and assigns, forever, all that certain parcel of land located in the County of DeSoto, State of Mississippi, to wit:

LOT 6 OF CHAMBERLIN OAKS SUBDIVISION, SECTION 14, TOWNSHIP 3 SOUTH, RANGE 7 WEST, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 55, PAGE(S) 7 AND 8, OF THE OFFICE OF THE CHANCERY CLERK, DESOTO COUNTY, MISSISSIPPI, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

More commonly known as: 4224 Chamberlin Oaks Drive, Hernando, Mississippi 38632.

TO HAVE AND TO HOLD the above described property, together with all and singular, the tenements, hereditaments, rights, and appurtenances thereto in anywise belonging unto the said Grantee, and his heirs and assigns, forever. Grantor hereby binds itself and its successors and warrant and forever defend all and singular the said premises unto the same Grantee and his heirs and assigns against every person whomsoever lawfully claiming, or to claim the same or any part thereof, by, through, or under it, but not otherwise.

IN WITNESS WHEREOF, the said Grantor, on this 8th day of May, 2009, has caused these presents to be executed for and in its name and behalf by its undersigned Officer.

The Bank of New York Mellon, as Successor Trustee under NovaStar Mortgage Funding Trust 2004-2, by its Attorney-in-Fact, Saxon Mortgage Services, Inc.

By: _____

By: John Crockett

Title: Its Authorized Signatory

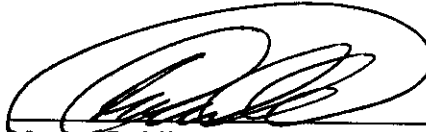
B+13

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ACKNOWLEDGEMENTSTATE OF KansasCOUNTY OF Johnson

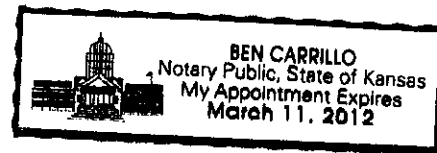
Before me, the undersigned notary public in and for the State and County aforesaid, personally appeared John Crockett, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him/herself to be the AUP Saxon Mortgage Services, Inc., a corporation, and who acknowledged that Saxon Mortgage Services, Inc. is the Attorney-in-Fact for The Bank of New York Mellon, as Successor Trustee under NovaStar Mortgage Funding Trust 2004-2, and that he/she as such officer executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him/herself as AUP.

My Commission Expires:


 Notary Public

THIS INSTRUMENT PREPARED BY:

Floyd Healy
 1405 N. Pierce, Suite 306
 Little Rock, Arkansas 72207



AFTER RECORDING PLEASE RETURN TO:

BRIDGFORTH & BUNTIN, PLLC**P. O. BOX 241****SOUTHAVEN, MS 38671****GRANTOR NAME, ADDRESS & PHONE:**

The Bank of New York Mellon, as Successor
 Trustee under NovaStar Mortgage Funding
 Trust 2004-2
 c/o Saxon Mortgage Services, Inc.
 4708 Mercantile Drive North
 Ft. Worth, TX 76137
 (817) 665-7200

GRANTEES NAME, ADDRESS & PHONE:

Sheldon J. Culp
4224 Chamberlin Oaks Drive
Hernando, Mississippi 38632
901-248-7512 336-880-1299